



COTTONWOOD HEIGHTS PLANNING COMMISSION MEETING AGENDA

Notice is hereby given that the Cottonwood Heights Planning Commission will hold a **Work Session Meeting** (suite 250 City Council Conference Room) beginning at **5:00 p.m.** and a **Business Meeting** (suite 300 Council Chambers) beginning at **6:00 p.m. on Wednesday, April 16, 2014**, located at 1265 E. Fort Union Blvd., Cottonwood Heights, Utah.

5:00 p.m. WORK SESSION (suite 250)

1.0 Review Business Meeting Agenda

(The Commission will review and discuss a request from J.R. Pope, Pope Investments, for a general plan amendment from Rural Residential to Residential Office and approval of a zone change and zoning map amendment from RR-1-43 to RO, on the property at 7884 South Highland Drive; a request from Paul Shaw, Shaw Building Group, to change the zoning and amend the zoning map from RR-1-43 to R-1-8 on 2.9 acres of property located at 2489-2495 East Creek Road; a city-initiated zone change on the properties located at 2251, 2261, 2265, 2287 East Bengal Boulevard and 7576, 7550, 7560, 7534 South 2300 East, from R-2-8 (Multi-Family Residential) and R-1-8 (Single Family Residential) to PF (Public Facilities); a request from Michael Wright, Predico Properties, for conditional use permit and site plan approval to develop and operate two professional office buildings at 7900 S Highland Drive.)

2.0 Discussion Items

(The Commissioner will discuss a proposed city-sponsored amendment to Chapter 19.78 Planned Unit Development authorizing attached housing in one or more single-family residential zones upon the grant of a planned unit development conditional use permit.)

3.0 Discuss Status of Other Pending Matters

(The Commission may also discuss the status of other pending applications and matters before the Commission and new applications and matters to be considered by the Commission in the future.)

6:00 p.m. BUSINESS MEETING (suite 300)

1.0 WELCOME/ACKNOWLEDGEMENTS – Commissioner Walker

2.0 CITIZEN COMMENTS

(Please note: In order to be considerate of everyone attending the meeting and to more closely follow the published agenda times, public comments will be limited to three minutes per person per item. A spokesperson who has been asked by a group that is present to summarize their concerns will be allowed five minutes to speak. Comments which cannot be made within these limits should be submitted in writing to the City Planner prior to noon the day before the meeting.)

3.0 PUBLIC HEARINGS

3.1 (Project #GPA-14-002) Public Comment on a request from J.R. Pope, Pope Investments, for a general plan amendment from Rural Residential to Residential Office and approval of a zone change and zoning map amendment from RR-1-43 to RO, on the property at 7884 South Highland Drive

(The Commission will hear public comment on a request from J.R. Pope, Pope Investments, for a general plan amendment from Rural Residential to Residential Office and approval of a zone change and zoning map amendment from RR-1-43 to RO, on the property at 7884 South Highland Drive.)

3.2 (Project #ZMA 14-002) Public Comment on a request from Paul Shaw, Shaw Building Group, to change the zoning and amend the zoning map from RR-1-43 to R-1-8 on 2.9 acres of property located at 2489-2495 East Creek Road

(The Commission will hear public comment on a request from Paul Shaw, Shaw Building Group, to change the zoning and amend the zoning map from RR-1-43 to R-1-8 on 2.9 acres of property located at 2489-2495 East Creek Road.)

3.3 (Project #ZMA 14-003) Public Comment on a city-initiated zone change on the properties located at 2251, 2261, 2265, 2287 East Bengal Boulevard and 7576, 7550, 7560, 7534 South 2300 East, from R-2-8 (Multi- Family Residential) and R-1-8 (Single Family Residential) to PF (Public Facilities)

(The Commission will hear public comment on a city-initiated zone change on the properties located at 2251, 2261, 2265, 2287 East Bengal Boulevard and 7576, 7550, 7560, 7534 South 2300 East, from R-2-8 (Multi- Family Residential) and R-1-8 (Single Family Residential) to PF (Public Facilities).)

4.0 ACTION ITEMS

4.1 (Project #CUP-14-001) Action on a request from Michael Wright, Predico Properties, for a conditional use permit and site plan approval to develop and operate two professional office buildings at 7900 S Highland Drive

(The Commission will take action on a request from Michael Wright, Predico Properties, for a conditional use permit and site plan approval to develop and operate two professional office buildings at 7900 S Highland Drive.)

4.2 (Project #GPA-14-002) Action on a request from J.R. Pope, Pope Investments, for a General Plan Amendment and Zone Change approval to amendment and zone map amendment to the property at 7884 South Highland Drive

(The Commission will take action on a request from J.R. Pope, Pope Investments, to amend the general plan land use map from Rural Residential to Residential Office, and to amend the zone map from RR-1-43 to Residential Office (RO).)

4.3 Approval of April 2, 2014 Minutes

5.0 ADJOURNMENT

On Monday, April 14, 2014, at 3:00 p.m. a copy of the foregoing notice was posted in conspicuous view in the front foyer of the Cottonwood Heights City Offices, Cottonwood Heights, Utah. A copy of this notice was faxed to the Salt Lake Tribune and Deseret News, newspapers of general circulation in the City by the Office of the City Recorder. The Agenda was also posted on the City's website at www.cottonwoodheights.utah.gov and the State Public Meeting Notice website at <http://pmn.utah.gov>

DATED THIS 14th DAY OF APRIL 2014

Kory Solorio, City Recorder

Planning Commissioners may participate in the meeting via telephonic communication. If a Commissioner does participate via telephonic communication, the Commissioner will be on speakerphone. The speakerphone will be amplified so that the other Commissioners and all other persons present in the Council Chambers or Conference Room will be able to hear all discussions. In compliance with the Americans with Disabilities Act, individuals needing special accommodations or assistance during this meeting shall notify Kory Solorio at 801)944-7020 at least 24 hours prior to the meeting. If you would like to submit written comments on any agenda item they should be received by the Planning Division no later than Tuesday at noon. Comments can be emailed to bberndt@ch.utah.gov. Special accommodations for the hearing or visually impaired will be made upon a request to the office of the Cottonwood Heights City Recorder (801)944-7020. We would appreciate notification two working days prior to the meeting. TDD number is (801)270-2425 or call Relay Utah at #711